

**City of Dexter
Zoning and Subdivision Ordinances Sub-Committee
September 7, 2021
5:00 – 6:30 p.m.
Meeting Minutes**

1. Roll Call

The meeting was called to order at 5:02pm with the following members in attendance:

Jamie Griffin, CC
Karen Roberts, PC
Wa Hubbard, CC
Chris Wallaker, ZBA
Kyle Marsh, PC,

Absent: Phillips, PC

Also in attendance: Michelle Aniol (Community Development Manager), Mike Auerbach, (Assistant Planner), Megan Masson-Minock (CWA).

2. Approval of Minutes

Moved Roberts, support Griffin to approve the August 2, 2021 Meeting Minutes as presented.

Ayes: Marsh, Wallaker, Roberts, Hubbard, Griffin
Nays: None
Absent: Phillips

Members proceeded with the meeting agenda as presented without objections.

3. Check in

4. Review of previous work

a. Review of Article 8, Special Land Use, & Article 14, Specific Use Regulations

Ms. Masson-Minock presented the updates to Article 8. Members offered the following comments:

- The article needs to reference application requirements, including the documentation that needs to be provided when a site plan is not required.

Ms. Masson-Minock presented the updates to Article 14. Members offered the following comments:

- The provisions for Arcades, Mechanical Amusement Devices, and Similar Devices should be removed.
- Required setbacks for automotive service center principal and accessory structures adjacent to residential districts should be reduced, as

appropriate to specific corridors. Add performance standards for noise and odors.

- Reword Automobile Service Station lot area requirements.

5. Preview: Signs, Landscaping, and Parking

Ms. Masson-Minock summarized the next meetings' agenda items, provided an overview of the Article updates, and requested feedback from Members.

6. Check out

- a. Sub-Committee: Questions & resources on Dropbox or to staff by September 17.
- b. Staff & CWA: Materials for next meeting to sub-committee by September 24.
- c. Next meeting date: Monday, October 4, 2021, at 5 p.m.

The meeting adjourned at 6:27pm without objection.

Respectfully submitted,

Mike Auerbach
Assistant Planner

Approved for Filing: November 1, 2021